

SHOPS ON MONTEVALLO

4500 Montevallo Road, Birmingham, AL 35210



OVERVIEW

- ✦ Located between Mountain Brook, Crestline and Irondale in Birmingham, AL.
- ✦ The property is easily accessible from Interstate 20 via both Montclair Road and Montevallo Road exits.
- ✦ A signalized entrance and two ingress/egress points provide convenient access.
- ✦ The neighborhood center is shadow anchored by both Publix and Winn Dixie.
- ✦ Within five miles, the median age is 37 and 90% of people aged 25+ have a high school diploma.

PROPERTY DETAILS

Total Square Footage:
65,360 SF

Anchor Tenants:
Planet Fitness, Ace Hardware,
Sola Salon, Shangri-La Restaurant

DEMOGRAPHICS	1 mile	3 miles	5 miles
Population	7,803	54,855	123,373
Daytime Population	6,903	602,011	213,691
Average HH Income	\$113,242	\$114,853	\$108,758



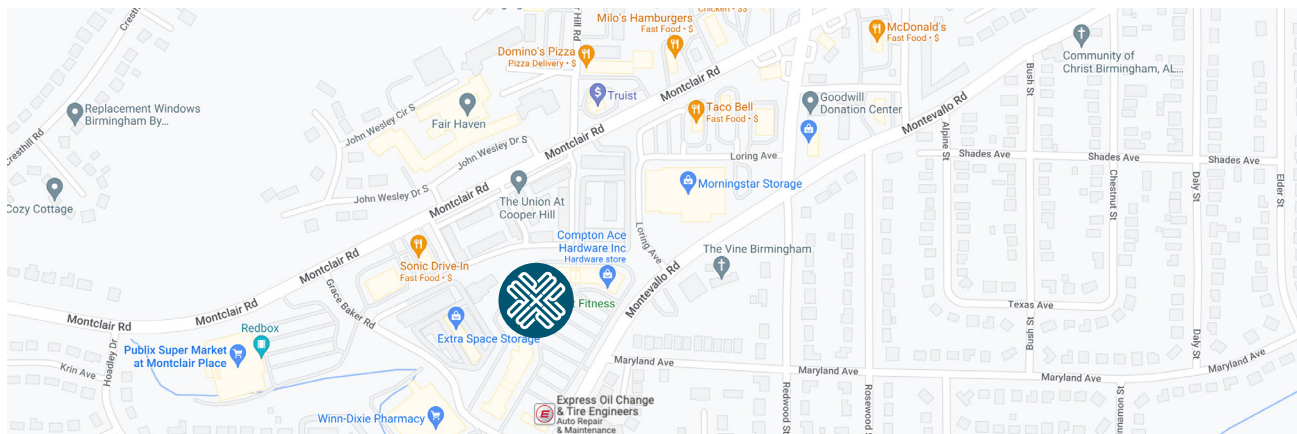
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